

HORIZONS WEST

DEVELOPMENT • CONSULTING • MANAGEMENT

May 3, 1979

Numerous Utilities Agencies
Grand Junction, Colorado

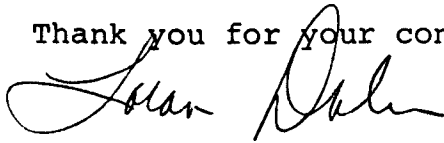
To Whom It May Concern:

The intent of this correspondence is to get the necessary signatures in order to vacate a utility Easement at Motor City Subdivision Block 1, Lots 5,6,7,8 and 9.

We would like to build a building on the rear lot line of said lots. In order to do this we hereby request your review or assessment of the easement. As far as we know, all of our utilities are in the Motor Street right-of-way.

If you have no utilities in the easement, and do not intend to use it, please sign below. This will facilitate our getting a "conditional building permit" for the building. As soon as we get a reading from you, the various agencies, we will file for the vacation of the easement at the city county development department for the official vacating procedures.

Thank you for your consideration.

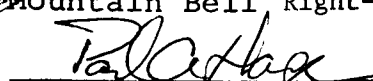



LORAN DAKE

LD/kn

cc: Don Warner - City/County Development Department


**Mountain Bell, Right-of-Way Agent


Public Service


City Utilities

Comtronics Cable T.V.

**We will initiate formal quitclaim deed to relinquish our right, title and interest to the aforementioned easement. This instrument will take approximately five (5) weeks to originate and execute by the proper company officials.

OFFICE COPY

P.O. BOX 1932, GRAND JUNCTION, COLORADO 81501 303/245-5878



City of Grand Junction, Colorado 81501

250 North Fifth St., 303 243-2633

May 15, 1979

Horizons West
P. O. Box 1932
Grand Junction, CO 81501

Attention: Loran Dake

Dear Mr. Dake:

Pursuant to your letter dated May 3, 1979 (attached), it is my understanding that you request the City, along with Mountain Bell, Public Service and Comtronics Cable T.V., to review the possibility of vacating an existing ten foot (10 Ft.) utility easement along the North 91.0 feet of Lot 5 and along the west boundary line of Lot 5, 6, 7, 8, and 9 all in Block 1 of Motor City Subdivision. Furthermore, the need for this easement to be vacated is from your desire to construct a building on the west boundary line of the aforementioned lots supported by sufficient utilities existing in Motor Street, Independent Avenue and along the east boundary line of the Colorado Wildlife Division.

I have checked with City departments that would be affected directly by the proposed vacation of said easement and found no existing use nor any future use anticipated thereof. Therefore, I would recommend to the City Council that this easement be vacated contingent on the necessary approvals of vacation by any utility company eligible to use said easement prescribed. However, the City Council has the only authority to vacate right of ways owned by the City which means that your company will have to go through the City's formal petition of vacation process before the vacation of said easement can be official.

Yours very truly,

A handwritten signature in cursive script that reads "Darrel W. Lowder".

Darrel W. Lowder
Right of Way Agent

DWL/rs

OFFICE COPY

1405 Motor City

file

City
County
Development
Department

CITY OF GRAND JUNCTION—MESA COUNTY—COLORADO 81501
559 WHITE AVE.—ROOM 60—DIAL (303) 243-9200 EXT. 343

June 27, 1979

Horizons West
c/o Loran Dake
P.O. Box 1932
Grand Junction, CO 81501

Re: Easement Vacation
Item #56-79

Dear Loran:

The Grand Junction Planning Commission voted to recommend approval of the item referenced above on June 26, 1979. This item will be heard before the Grand Junction City Council on July 18, 1979.

Conditions, restrictions or special requirements are as follows:

- 1) Subject to staff and review sheet comments. (comments are on file in our office)

If you have any questions concerning this item please contact our office.

Sincerely,

Lori L. Hill
Planning Technician

cc: file #56-79
correspondence